

## Community Development Commission

September 13, 2011

To: Each Supervisor

From: Sean Rogan, Executive Director



**SUBJECT: COMMUNITY DEVELOPMENT COMMISSION EXEMPLARY  
PERFORMANCE AND THE HOUSING AUTHORITY'S HIGH  
PERFORMANCE RATING**

The U.S. Department of Housing and Urban Development (HUD) conducted a monitoring of the Community Development Block Grant (CDBG) program in April 2011. The Los Angeles HUD representative looked at program timeliness, project eligibility and compliance with the national objectives, as well as management of the program including Community Development Commission (CDC) Division projects (District funded), 49 participating cities, over 40 community-based organizations, and seven county departments. No findings or concerns were identified. In HUD's letter regarding the results of the monitoring visit, the program received an **Exemplary Performance** rating. Further, HUD commended the CDC and the CDBG Division in the leadership, management and use of the CDBG funds.

Each year all public housing authorities are also rated by HUD on their ability to effectively manage their Public Housing and Section 8 rental subsidy programs. The rating systems are known as the Section Eight Management Assessment Program (SEMAP) and the Public Housing Assessment System (PHAS).

These "report cards" evaluate the performance of the programs using key management indicators such as timely housing quality standards inspections, accurate eligibility determinations, accurate rent calculations, evaluating the physical condition of owned properties, and utilization of sound financial management practices. A point system is used to evaluate each indicator.

The Public Housing program for the County of Los Angeles is comprised of 2,962 units located across 70 sites throughout the County of Los Angeles. For fiscal year ending June 30, 2010, the Public Housing program received a score of 90 out of a maximum of 100 points on PHAS. This resulted in a rating of **High Performer**; the highest rating possible under PHAS. We look forward to achieving another High Performer rating for fiscal year ending June 30, 2011.

The Section 8 rental subsidy program for the County of Los Angeles expects to receive its highest score ever since the inception of HUD's SEMAP system for fiscal year ending June 30, 2011. The Housing Authority has certified 138 points out of a maximum

Each Supervisor  
September 13, 2011  
Page 2

score of 145 points resulting in a rating of **High Performer**; the highest rating possible under SEMAP. The high performer rating is an accumulation of the hard work and dedication of the staff responsible for the day to day implementation of the program. This rating is subject to a confirmatory review by HUD.

SR:ES:rl

c: Nicole Englund, Deputy, 1<sup>st</sup> District  
Dan Rosenfeld, Deputy, 2<sup>nd</sup> District  
Ben Saltsman, Deputy, 3<sup>rd</sup> District  
Nick Ippolito, Deputy, 4<sup>th</sup> District  
Edel Vizcarra, Deputy, 5<sup>th</sup> District